

085.0

0005

0004.0

Map

Block

Lot

1 of 1
CARDResidential
ARLINGTONAPPRAISED:
USE VALUE:
ASSESSED:Total Card / Total Parcel
744,100 / 744,100
744,100 / 744,100
744,100 / 744,100

PROPERTY LOCATION

No	Alt No	Direction/Street/City
49		WESTMORELAND AVE, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: NEWTON THOMAS	
Owner 2: PAOLETTI KARMA	
Owner 3:	

Street 1: 49 WESTMORELAND AVENUE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02474 Type:

PREVIOUS OWNER

Owner 1: FINKELSTEIN JONATHAN A -

Owner 2: MACHT JEANETTE R -

Street 1: 49 WESTMORELAND AVENUE

Twn/City: ARLINGTON

St/Prov: MA Cntry

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains .115 Sq. Ft. of land mainly classified as One Family with a Old Style Building built about 1890, having primarily Aluminum Exterior and 1626 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	9	Varied
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		5000		Sq. Ft.	Site		0	70.	1.14	6									399,000						399,000	

IN PROCESS APPRAISAL SUMMARY

Use Code										Land Size		Building Value		Yard Items		Land Value		Total Value		Legal Description				User Acct	
101										5000.000		345,100				399,000		744,100						53774	
																				GIS Ref					
																				GIS Ref					
																				Insp Date				10/26/18	
																				Entered Lot Size					
																				Total Land:					
																				Land Unit Type:					

PREVIOUS ASSESSMENT								Parcel ID	085.0-0005-0004.0			
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date		
2022	101	FV	345,100	0	5,000.	399,000	744,100		Year end	12/23/2021		
2021	101	FV	335,100	0	5,000.	399,000	734,100		Year End Roll	12/10/2020		
2020	101	FV	335,100	0	5,000.	399,000	734,100	734,100	Year End Roll	12/18/2019		
2019	101	FV	278,500	0	5,000.	393,300	671,800	671,800	Year End Roll	1/3/2019		
2018	101	FV	278,500	0	5,000.	302,100	580,600	580,600	Year End Roll	12/20/2017		
2017	101	FV	278,500	0	5,000.	285,000	563,500	563,500	Year End Roll	1/3/2017		
2016	101	FV	278,500	0	5,000.	262,200	540,700	540,700	Year End	1/4/2016		
2015	101	FV	263,100	0	5,000.	245,100	508,200	508,200	Year End Roll	12/11/2014		

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
FINKELSTEIN JON	47253-67		4/10/2006		532,000	No	No		
GORDON DIANE M	28291-559		3/11/1998		275,000	No	No	Y	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
8/9/1999	517	Addition	12,500					NEW WDK/SIDE ENTRA	10/26/2018	MEAS&NOTICE	HS	Hanne S
1/22/1999	48	Inter Fi	11,000					REMODEL ATTIC	3/25/2009	Meas/Inspect	372	PATRIOT
									8/26/2006	MLS	HC	Helen Chinal
									1/19/2000	Mailer Sent		
									1/19/2000	Measured	276	PATRIOT
									10/1/1991		PM	Peter M

Sign: VERIFICATION OF VISIT NOT DATA _____/_____/_____



Prior Id # 1:	53774
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

